

Local Market Update for June 2019

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

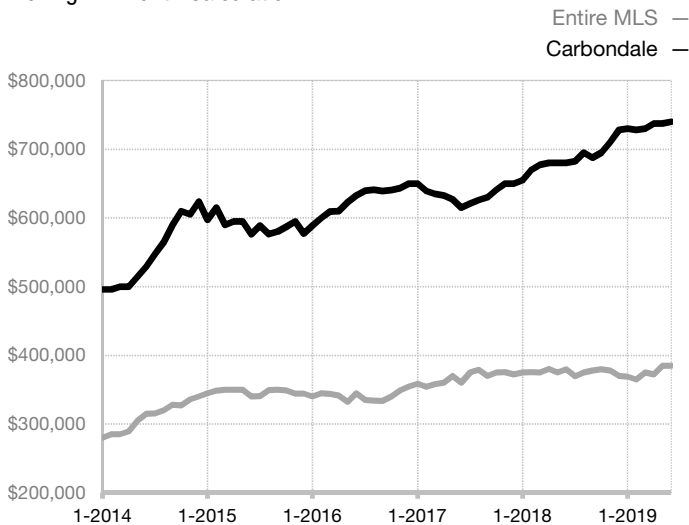
| Single Family Key Metrics | June | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2018 | 2019 | Percent Change from Previous Year | Thru 06-2018 | Thru 06-2019 | Percent Change from Previous Year |
| New Listings | 53 | 45 | - 15.1% | 165 | 157 | - 4.8% |
| Sold Listings | 20 | 16 | - 20.0% | 86 | 77 | - 10.5% |
| Median Sales Price* | \$669,000 | \$762,800 | + 14.0% | \$707,500 | \$768,000 | + 8.6% |
| Average Sales Price* | \$736,766 | \$864,607 | + 17.4% | \$794,803 | \$905,775 | + 14.0% |
| Percent of List Price Received* | 97.3% | 97.7% | + 0.4% | 96.6% | 96.3% | - 0.3% |
| Days on Market Until Sale | 98 | 119 | + 21.4% | 132 | 124 | - 6.1% |
| Inventory of Homes for Sale | 145 | 135 | - 6.9% | -- | -- | -- |
| Months Supply of Inventory | 8.8 | 9.4 | + 6.8% | -- | -- | -- |

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

| Townhouse-Condo Key Metrics | June | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2018 | 2019 | Percent Change from Previous Year | Thru 06-2018 | Thru 06-2019 | Percent Change from Previous Year |
| New Listings | 7 | 21 | + 200.0% | 55 | 68 | + 23.6% |
| Sold Listings | 10 | 9 | - 10.0% | 34 | 32 | - 5.9% |
| Median Sales Price* | \$438,500 | \$549,000 | + 25.2% | \$476,004 | \$480,500 | + 0.9% |
| Average Sales Price* | \$497,800 | \$619,167 | + 24.4% | \$529,200 | \$566,994 | + 7.1% |
| Percent of List Price Received* | 97.7% | 98.4% | + 0.7% | 97.8% | 98.6% | + 0.8% |
| Days on Market Until Sale | 116 | 121 | + 4.3% | 108 | 110 | + 1.9% |
| Inventory of Homes for Sale | 38 | 30 | - 21.1% | -- | -- | -- |
| Months Supply of Inventory | 6.0 | 5.5 | - 8.3% | -- | -- | -- |

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

